

**250 Moray Street, South Melbourne, Vic 3205**

 Real Estate

**House For Sale**

Thursday, 22 February 2024

250 Moray Street, South Melbourne, Vic 3205

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Nicholas Hoo  
0398229999



Georgia Whitford  
0398229999

**\$1,480,000 - \$1,625,000**

Steps from trendy cafés, city-bound trams and Albert Park Lake, this contemporary tri-level townhouse delivers sophistication and flair on the fringe of Melbourne's premier lakeside precinct. A showcase of natural light and intelligent, timeless design, the home's high ceilings and open spaces afford a calm atmosphere, with timber staircases merging three levels. Capturing city views to the north from the private balcony terrace, the open-plan living and dining room with timber floors adjoins a well-equipped entertainer's kitchen with black stone benchtops, an Insinkerator and Blanco stainless steel appliances. On the lower level, a sitting room/study accompanies the luxe main suite, comprising a substantial marble bathroom with a spa bath, twin basins, and walls of built-in robes. This is matched with a second bedroom with access to the central bathroom and a ground-floor guest bedroom with an adjoining bathroom, perfect as a home office with robes and independent access via the oversized garage. Within a short walk to South Melbourne Market, Albert Park Lake, Clarendon Street restaurants, Botanical Gardens and the Arts Precinct, it offers a lifestyle of pure convenience and style, with excellent storage, electric and reverse-cycle heating/cooling (upper floor), alarm, laundry, ducted vacuum and video intercom.